

048194

Recording requested by:

RECEIVED FOR RECORD
AT 8:00 O'CLOCK

FEB - 8 1996

And when recorded, mail to:

City of Riverside
Public Works Department
Survey Section
3900 Main Street
Riverside, California 92522
FREE RECORDING
(Government Code 6103)

Recorded in Official Records
of Riverside County, California
Recorder
Fees \$

FOR RECORDER'S OFFICE USE ONLY

Project: **Riverside Water Company Upper Canal**
8944 Haskell Street
APN 233-330-001

PLANNING COMMISSION
of the
CITY OF RIVERSIDE
CERTIFICATE OF COMPLIANCE

Property Owner(s): **FRANCIS CLEMENT ABEL, Sr., an unmarried man and FRANCIS CLEMENT ABEL, Jr., a married man as his sole and separate property, all as joint tenants**

Pursuant to Section 18.38.030 of the Riverside Municipal Code, the City Council of the City of Riverside, California, hereby declares that on **January 23, 1996**, a waiver of parcel map for a lot line adjustment was granted for the following described real property located in the City of Riverside, County of Riverside, State of California, which real property thereby created complies with the California Subdivision Map Act and Title 18 of the Riverside Municipal Code.

...NOTE TO PROPERTY OWNER(S): Upon recordation of this document, any future conveyance of your property must include your Lot and the Canal as a single unit; Conveyance of either one as a separate unit would be considered a violation of the California Subdivision Map Act. Use of the following description for future transactions will be sufficient for that purpose...

Parcel 1

Lot 74 of Amberwood Tract No. 2 as shown by map on file in Book 35 of Maps, pages 53 and 54 thereof, records of Riverside County, California together with that portion of Parcel 55 the Riverside Water Company Upper Canal right of way, 33.00 feet in width, described in that certain Judgement in Eminent Domain and Final Order of Condemnation action No. 70784, recorded May 23, 1961, in Book 2911, page 299 et seq., Official Records of Riverside County, California, described as follows:

BOUNDED easterly by the southerly prolongation of the easterly line of said Lot 74 of Amberwood Tract No. 2 and **BOUNDED** westerly by the following described line:

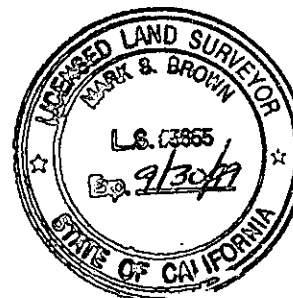
COMMENCING at the southwest corner of said Lot 74;

THENCE North $86^{\circ}36'40''$ West, along the westerly prolongation of the southerly line of said Lot 74, a distance of 15.68 feet to the **TRUE POINT OF BEGINNING**;

THENCE South $34^{\circ}56'26''$ West, 38.72 feet to a point in the southerly line of said Riverside Water Company Upper Canal and the **END** of this line description.

This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.

Mark S. Brown 1/12/99 Prep. WF
 Mark S. Brown, L.S. 5655 Date
 License Expires 9/30/99



THE ISSUANCE OF THIS CERTIFICATE OF COMPLIANCE DOES NOT SUPERSEDE, MODIFY OR AFFECT ANY REQUIREMENTS OF THE BUILDING OR ZONING REGULATIONS OF THE CITY OF RIVERSIDE.

PLANNING COMMISSION OF THE
CITY OF RIVERSIDE

STEPHEN J. WHYLD
PLANNING DIRECTOR

Dated:

By J. Craig Aaron
 J. CRAIG AARON
 PRINCIPAL PLANNER

GENERAL ACKNOWLEDGEMENT

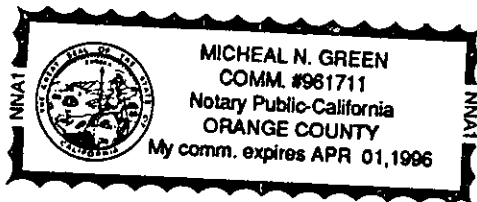
State of California }
 County of Riverside } ss

On 1-31-96, before me Michael N. Green
 (date) (name)

a Notary Public in and for said State, personally appeared

J. Craig Aaroh
 Name(s) of Signer(s)

☒ personally known to me - OR - ☐ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

Michael N. Green
 Signature

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

- () Attorney-in-fact
 () Corporate Officer(s)

Title _____

Title _____

- () Guardian/Conservator
 (☒) Individual(s)
 () Trustee(s)
 () Other

- () Partner(s)
 () General
 () Limited

The party(ies) executing this document is/are representing:

Symbology

- _____ Parcel Line
 _____ ROW Line
 - - - - - Project Limits Boundary
 Street Centerline
 Private Street Centerline

This plat is solely and aid in locating the PARCEL(S) described in the attached document. It is not a part of the written description therein.

66-8
Map Produced on:
December 13, 1995



1 inch = 60 feet

Aerial photos taken on 4/19/1998. The City of Riverside makes no warranty on the accuracy or contents of the data shown on this map. This map shall not be reproduced or distributed.
© Copyright 1998, City of Riverside, California